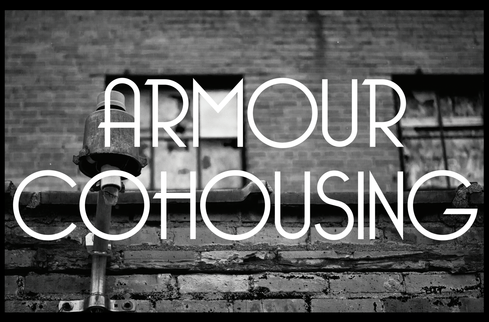
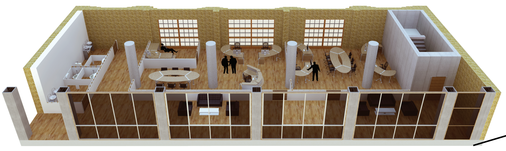
transforming VOIDS

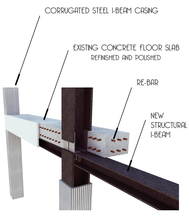
ARMOUR COHOUSING



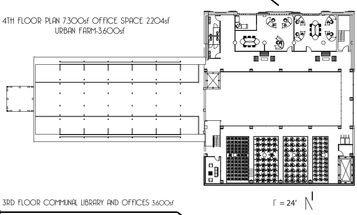


FOURTH FLOOR RENTAL OFFICE SPACE 3600sf

CONSTRUCTION DETAIL



4TH FLOOR PLAN 7,300sf OFFICE SPACE 2,204sf
URBAN FARM 3,600sf

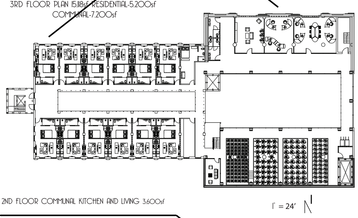


1" = 24'

3RD FLOOR COMMUNAL LIBRARY AND OFFICES 3600sf

RESIDENTIAL ROOM LAYOUT 387sf

3RD FLOOR PLAN 15,186sf RESIDENTIAL-5,200sf
COMMERCIAL-7,200sf

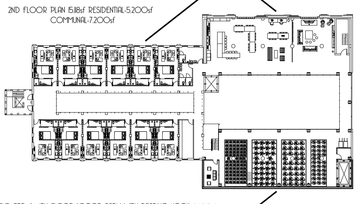


1" = 24'

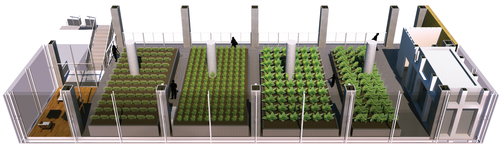
2ND FLOOR COMMUNAL KITCHEN AND LIVING 3600sf

RESIDENTIAL ROOM LAYOUT 2 387sf

2ND FLOOR PLAN 15,186sf RESIDENTIAL-5,200sf
COMMUNAL-7,200sf



1" = 24'

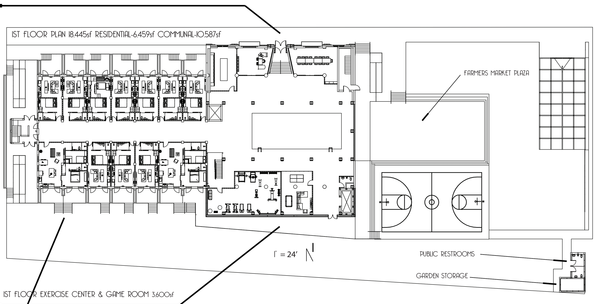


2ND, 3RD & 4TH FLOOR INDOOR FARM WITH READING NOOK 3600sf

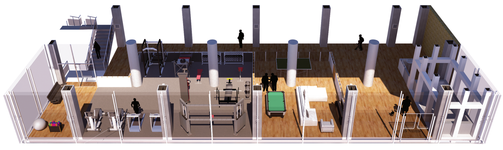
1" = 24'

1ST FLOOR MAIN ENTRY WITH LAUNDRY, OFFICE AND MEETING ROOM 3600sf

1ST FLOOR PLAN 18,445sf RESIDENTIAL-6,459sf COMMUNAL-10,587sf



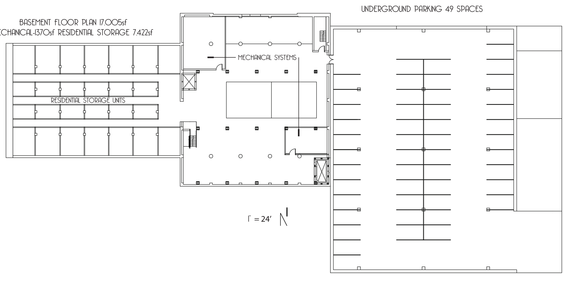
1" = 24'



1ST FLOOR EXERCISE CENTER & GAME ROOM 3600sf

UNDERGROUND PARKING 49 SPACES

BASEMENT FLOOR PLAN 17,005sf
MECHANICAL-9,570sf RESIDENTIAL STORAGE 7,472sf

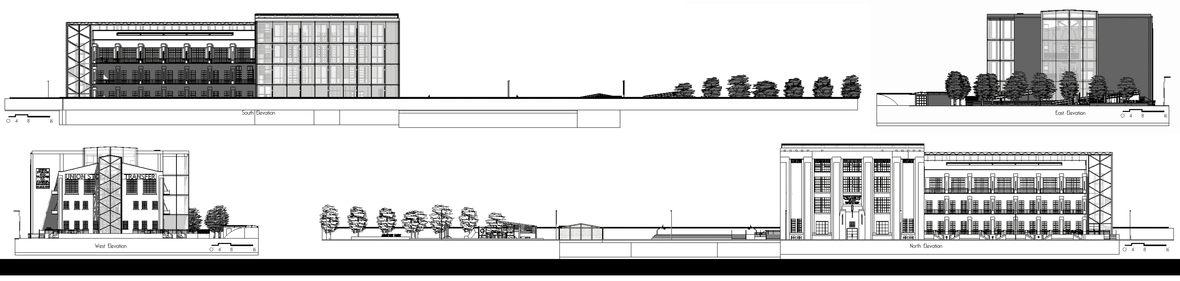


1" = 24'

ROOM LAYOUT 3 920sf

DEPARTMENT OF ARCHITECTURE AND LANDSCAPE ARCHITECTURE NDSU
ARCH 772 DESIGN THESIS SPRING 2015
TRANSFORMING VOIDS: COHOUSING, 72,996 SQUARE FEET
GRANT HOENIG
RONALD RIPLEY
GOOGLE SKETCHUP PRO 8.0, PODIUM, ADOBE PHOTOSHOP & ILLUSTRATOR

MODEL SPACE

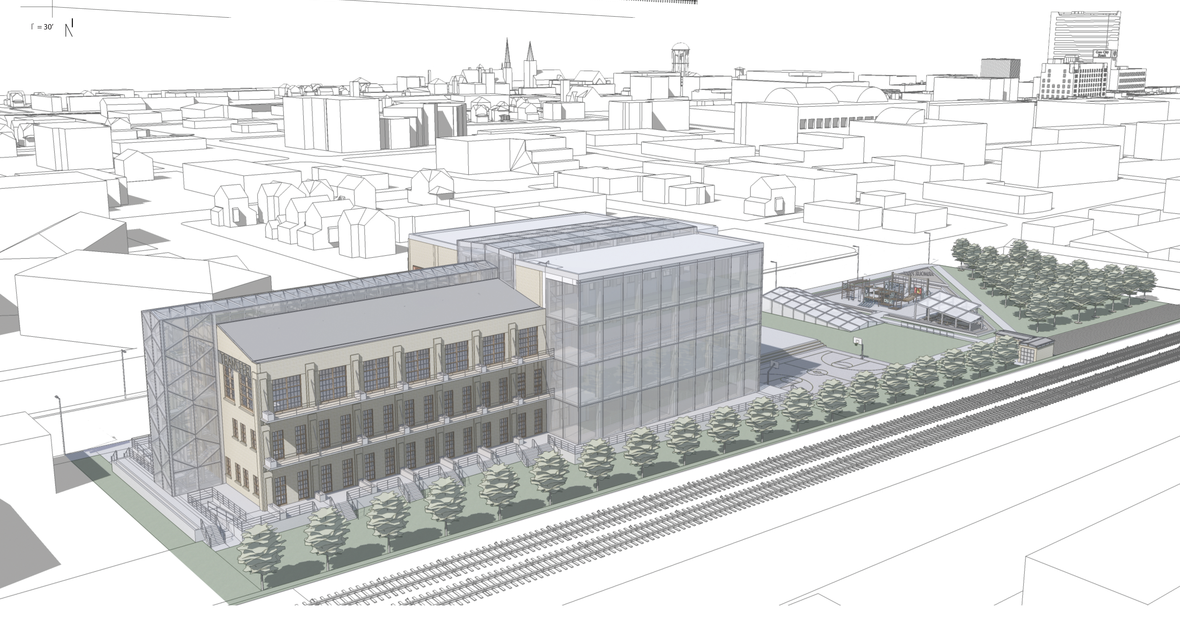


1" = 30'

Built in 1930, the Union Storage and Transfer Facility was a thriving business amidst the rapid growth of Fargo, ND. Owned by Armour and Company, the building served multiple purposes, originally a slaughter house and meat packing plant before the creamery was added on to the West. The building today, vacant and dilapidated is a void within Fargo's downtown infrastructure. The renovation and adaptation of the original Union Storage and Transfer Facility, to a cohousing community will bring life back to the once, thriving historic downtown building.

The cohousing model provides private residential living along with shared communal spaces. It is an opportunity for social and cultural growth through human interaction that takes place within the home. Armour cohousing provides the amenities and planned spatial connections to facilitate conversation and open communication in everyday life.

The urban sprawl of Fargo today has begun dividing the city and original connections within it, turning once pedestrians to vehicle operators and once neighbors to strangers.

By realizing the negative effects of urban sprawl we can begin to see the opportunities left in the wake of rapid growth and city wide separation: opportunities for new, living, thriving communities.

The life of the city is the community that inhabits it.